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January 14, 2009

Mr. David Jhwar
Gateway Motel, Inc.
PO Box 20453
Las Vegas, Nevada 89112-2453

RE: RQR-29727 – REQUIRED REVIEW
CITY COUNCIL MEETING OF DECEMBER 17, 2008

Dear Mr. Jhwar:

The City Council at a regular meeting held December 17, 2008 APPROVED the Required One-Year Review of an approved Special Use Permit (U-0028-01) FOR A 40-FOOT TALL, 24-FOOT X 28-FOOT OFF-PREMISE SIGN (BILLBOARD) at 928 South Las Vegas Boulevard (APN 139-34-410-165), C-2 (General Commercial) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on December 18, 2008. This approval is subject to:

Planning & Development

1. Conformance to the conditions for Special Use Permit (U-0028-01), if approved.
2. This Special Use Permit shall be reviewed in one year, as close to 12-17-09 as possible. The applicant shall be responsible for notification costs of the review. At that time, the Billboard sign may be required to be removed.
3. The Off-Premise Sign (Billboard) and its supporting structure shall be properly maintained and kept free of graffiti at all times. Failure to perform the required maintenance may result in fines and/or removal of the Off-Premise Sign (Billboard).
4. The property owner shall keep the property properly maintained and graffiti-free at all times. Failure to perform required maintenance may result in fines and/or removal of the Off-Premise Sign (Billboard).
5. If the existing off-premise sign is voluntarily demolished, this Special Use Permit (U-0028-01) shall be expunged and a new Off-Premise Sign (Billboard) shall not be permitted in the same location unless a Special Use Permit is approved for the new structure by the City Council.

RQR-36373
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Mr. David Jhwar
RQR-29727 – Page Two
January 14, 2009

6. Bird deterrent devices shall be installed on the sign within 30 days of final approval by the City of Las Vegas.
7. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

Sincerely,



Gabriela Portillo-Brenner
Deputy City Clerk II for
Beverly K. Bridges, CMC, City Clerk



M. Margo Wheeler, AICP
Director
Planning and Development Department

cc: Mr. Andy Bilanzich
Regan National Outdoor Advertising
1775 North Warm Springs Road
Salt Lake City, Utah 84116

RQR-36373
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